

**GOVERNMENT OF ANDHRA PRADESH  
ABSTRACT**

Municipal Administration & Urban Development Department - VGTMUDA, Vijayawada - Change of land use from Residential use to Commercial Use in R.S.No. 63/7 & 9 of Prasadampadu Village, Vijayawada Rural Mandal, Krishna District to an extent of 1481.29 Sq.mtrs. - Draft Variation - Notification - Confirmed - Orders - Issued.

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**MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT DEPARTMENT**

**G.O.Ms.No. 296**

**Dated: 19.07.2010.**

Read the following:

1. From the Vice-Chairman, VGTM UDA, Vijayawada, Letter Rc.No.C2/2059/09, dated 30.11.2009.
2. Government Memo No. 20131/I2/2009, Municipal Administration & Urban Development Department, Dated: 17.06.2010.

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**ORDER:**

The draft variation to the Zonal Development Plan of Nidamanuru zone issued in Government Memo 2<sup>nd</sup> read above was published in the Extraordinary issue of Andhra Pradesh Gazette No. 301, Part-I, dated 24.06.2010. No objections and suggestions have been received from the public within the stipulated period. It is reported by the Vice-Chairman, Vijayawada, Guntur, Tenali, Mangalagiri Urban Development Authority, Vijayawada that the applicant has paid an amount of Rs. 44,440/- (Rupees Forty Four thousands Four hundred and Forty only) towards development charges. Hence, the draft variation is confirmed.

The appended notification shall be published in an Extraordinary issue of Andhra Pradesh Gazette, dated 22.07.2010.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

**T.S. APPA RAO,  
PRINCIPAL SECRETARY TO GOVERNMENT (UD)**

**To**

The Commissioner of Printing, Stationery & Stores Purchase,  
Hyderabad.

The Vice-Chairman, Vijayawada, Guntur, Tenali, Mangalagiri Urban  
Development Authority, Vijayawada.

**Copy to:**

The applicant through the Vice-Chairman, VGTM Urban  
Development Authority, Vijayawada.

The Special Officer and Competent Authority, Urban Land  
Ceiling, Vijayawada.

The District Collector, Krishna District, Vijayawada  
Sf/Sc.

// FORWARDED :: BY ORDER //

**SECTION OFFICER**

**APPENDIX  
NOTIFICATION**

In exercise of the powers conferred by sub - section (2) of section 12 of the Andhra Pradesh Urban Areas (Development) Act, 1975 (Act-I of 1975), the Government hereby makes the following variation to the Zonal Development Plan of Nidamanuru zone, the same having been previously published in the Extraordinary issue of Andhra Pradesh Gazette No.301, Part-I, dated 24.06.2010 as required by sub-section (3) of the said section.

### **VARIATION**

An extent of 1481.29 Sq.Mtrs of site is falling in R.S.No. 63/7 & 9 of Prasadampadu Village, the boundaries for which are given in the schedule below and which was earmarked for Residential Use in the Zonal Development Plan of Nidamanuru Zone, sanctioned in G.O.Ms.No. 244, M.A.,, dated: 27.04.2000, is designated for Commercial Use as shown in Modification to the Zonal Development Plan vide M.Z.D.P.No. 18/2009/Nidamanuru/Vijayawada which is available in the office of the Vijayawada-Guntur-Tenali-Mangalagiri Urban Development Authority, Vijayawada, subject to the following conditions:

- a. that the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission, and it must be ensured that the best financial interests of the Government are preserved.
- b. that the above change of land use is subject to the condition that may be applicable under the Urban Land Ceiling, Act, 1976 and A.P. Agriculture Ceiling Act.
- c. the owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
- d. the change of land use shall not be used as the proof of any title of the land.
- e. the change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
- f. The applicant shall bring the building inconformity with rules before approaching the VGTM UDA for regular permission.
- g. any other conditions as may be imposed by Vice-Chairman, Vijayawada, Guntur, Tenali, Mangalagiri Urban Development Authority, Vijayawada.
- h. The applicant should obtain building permission from the Authority duly paying the required fee & charges.
- i. The applicant shall handover the road affected portion to an extent of 177.98 Sq.Mtrs free of cost to the local Authority before obtaining the building permission.
- j. That the applicant should maintain additional front setback of 3 mt. in addition to required setbacks in case if there are no service roads.

### **SCHEDULE**

**NORTH** : Site falling in R.S.No. 63/8 of Prasadampadu Village.

**SOUTH** : Existing 100'-0" wide N.H-5 road falling in R.S.No. 64 of Prasadampadu Village.

**EAST** : Site falling in R.S.No. 63/10 of Prasadampadu Village.

**WEST** : Existing 5.03 Mts wide road falling in R.S.No. 63/6 of Prasadampadu Village.

**T.S. APPA RAO,  
PRINCIPAL SECRETARY TO GOVERNMENT (UD)**

**SECTION OFFICER**